

City *of* Surprise GENERAL PLAN



CITY OF SURPRISE

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Lyn Truitt
Mayor

John Longabaugh
Councilman

Richard Alton
Councilman

John Williams
Councilman

Roy Villanueva
Councilman

Joe Johnson
Councilman

Skip Hall
Councilman



City *of* Surprise

GENERAL PLAN

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LETTER FROM MAYOR OR DIRECTOR



ACKNOWLEDGEMENTS

For providing direction, leadership and input to the General Plan

Mayor and Council

Lyn Truitt – Mayor

John Longabaugh – District 1

Richard Alton – District 2

John Williams – District 3

Roy Villanueva – District 4

Joe Johnson – District 5

Skip Hall – District 6

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Transportation Committee

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For providing professional advice and input on the plan

Community Development Department

All Departments of the city

Arizona Department of Game and Fish

Arizona Geological Survey

Arizona Historical Society

Arizona State University

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Most importantly this plan would not have been possible without the people of the Surprise Planning Area who gave their time and opinion to make the future of this city better for everyone.

For writing and editing the General Plan

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Special thanks to Val Hilburgh for proof reading

List of general Plan Amendments

Case No.	Name	City Council Approval Date
GPA08-036	General Plan Update	07/24/2008
GPA08-033	Grand Oasis	07/24/2008
GPA08-019	Cotton Lane North and South	07/24/2008
GPA08-041	Lake Pleasant 5000	07/24/2008



One city Many choices
City of Surprise

1.0 Introduction

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A Brief History of Surprise

In 1937, the first residents settled in the Surprise area. The two families that settled the Original Townsite operated a service station and occupied four small homes. To produce electricity, the group used a gasoline-powered generator. Water was collected from a nearby well. The surrounding land was either vacant or under agricultural production with their nearest neighbors over two miles away.

By 1950, the population of the area grew to nearly 300 residents with two service stations, two grocery stores and a number of meager houses and cabins. On December 12 1960 a 640 acre area, the Original Townsite, was incorporated as the town of Surprise. The newly formed town boasted a population of nearly 1,000 people. At the time of incorporation, only 169 acres of the Townsite were developed.

The existing incorporated area was expanded for the first time on November 14, 1978 when a 10-foot strip of land encircling roughly 26 miles of unincorporated land was annexed by the city. The purpose of the strip annexation was to reserve this unincorporated land until future development occurred in the area, at which time the city would annex the land into its incorporated area. The 1987 *Surprise Comprehensive Development Guide* included this area as well as other lands bordered by Perryville Road and US60/Grand Avenue as its study area boundary.

In less than 50 years, Surprise grew from 300 residents to a city of over 107,000 full time residents. The city offers a broad range of lifestyles, from small family subdivisions to secluded ranches. Surprise also offers a significant presence of retirement communities that address the needs and lifestyles of active adults. The city covers a wide variety of recreational facilities.



1.0 Introduction

Surprise is located in the northwest of the Phoenix Metropolitan Area (PMA). The city's location at the edge of the PMA and prominence along the US 60/Grand Avenue corridor make the city a gateway to the greater metropolitan area for travelers coming from Las Vegas and other northwestern places.

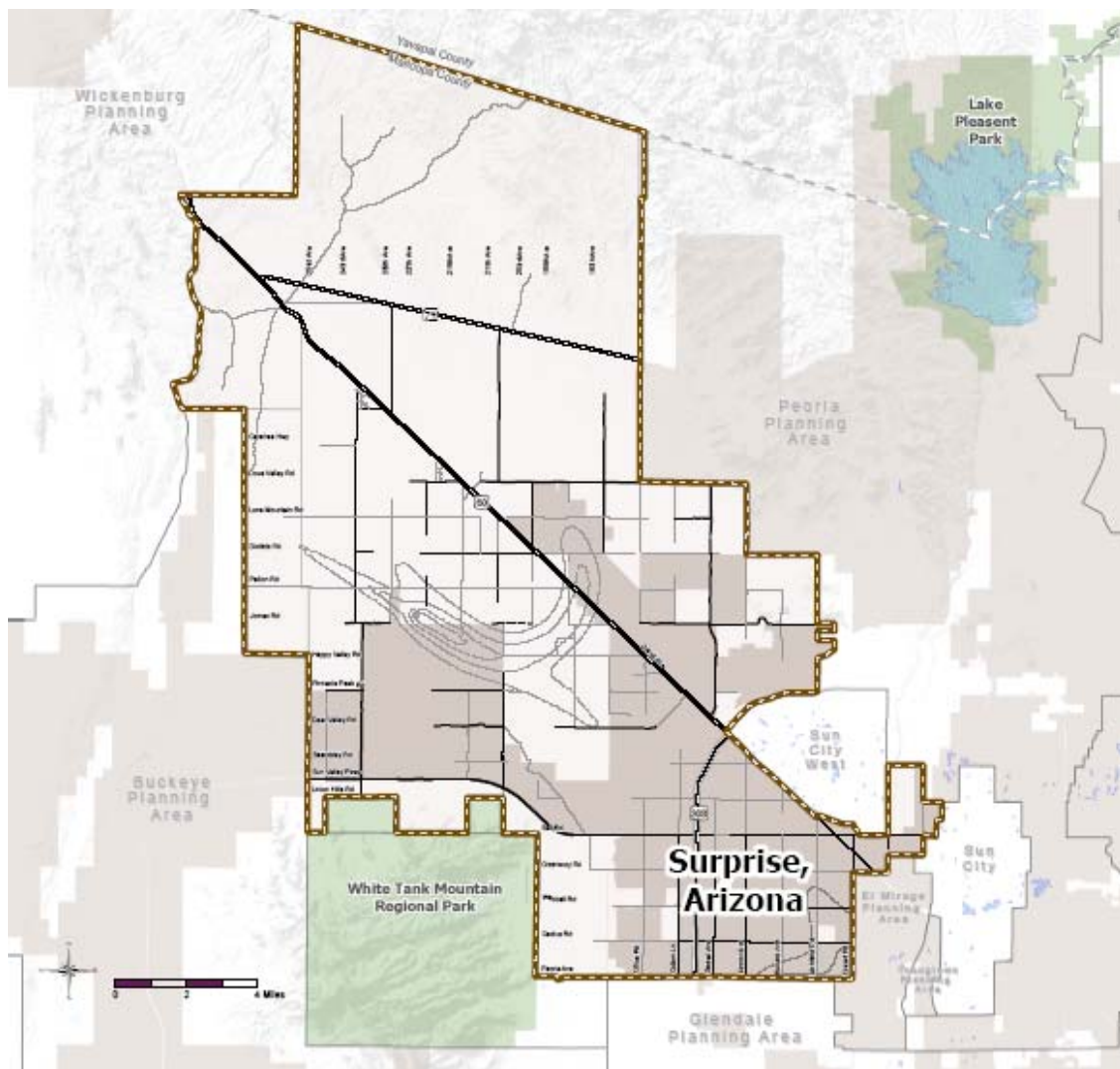



Figure 1.0A

The Surprise Planning Area is bordered on the east by the cities of Peoria and El Mirage, on the west by the town of Buckeye, on the south by the city of Glendale, and on the northwest by the town of Wickenburg. Sun City and Sun City West, both unincorporated, are adjacent to the eastern boundary of the planning area. Located within the Surprise

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Planning Area are the unincorporated communities of Morristown, Circle City, and Wittmann.

1.2 Role and Purpose of the General Plan

A general plan is a living document that contains goals and general policy statements for the physical development of the city. It is an expression of the community's vision for the future. The plan provides the foundation for decision-making on both private development projects and public capital expenditures.

Municipalities in Arizona are required to develop a general plan, per ARS 9-461.5. The requirements for the general plan are based on Arizona Growing Smarter Legislation

1.2.1 Growing Smarter Acts

Since 1973, when the state legislators adopted planning legislation, Arizona municipalities have been required to develop plans to consider land use, circulation, housing, public services and facilities, conservation, rehabilitation, and redevelopment issues. During the 1990s when the population of the state increased significantly, citizens once again looked to the state legislators to provide more comprehensive planning tools.

In 1998 the Arizona Legislature passed the Growing Smarter Act, which clarified and strengthened planning elements and added four new elements; Open Space, Growth Areas, Environmental Planning, and Cost of Development. In 2000 the Legislature passed Growing Smarter Plus to further enhance land use planning statutes in Arizona. The two acts were the first significant state-level planning legislation in Arizona since 1973.

Recently, the state legislators adopted legislation to require that cities over 50,000 in population adopt an Energy Conservation Element. The new element is required to identify policies that encourage and provide incentives for efficient use of energy. An assessment that identifies policies and practices that provide for greater uses of renewable energy sources is also required. In the 2008 legislative session, bills have been set forth to require a Neighborhood Revitalization Element and a stronger Water Element.

The Surprise General Plan 2030 exceeds the general plan requirements outlined in Arizona Revised Statutes (ARS) 9-461.05. The plan also takes into account changes from the 2008 legislative session and includes those requirements into the document. As other changes are made to ARS, Surprise General Plan 2030 will be revised to keep pace with the evolving planning requirements.

1.2.2 Arizona Guiding Principles

To build on the efforts of the Growing Smart and Growing Smarter Acts, an Oversight Council was convened. In 2006 the Growing Smarter Oversight Council adopted a set of *Guiding Principles* to help Arizona maintain and enhance quality growth. The *Guiding Principles* include the following statements which are meant to provide a foundation for planning efforts throughout the state.

Preservation of Community Character

- Future local plans should be based on a “vision” of each community’s future that incorporates citizens input and reflects the community’s desires within a regional context.
- Strengthening and preserving each community’s culture and history are important to local residents and should be important considerations in all future local planning discussions and decisions.
- The public and private sector should partner to preserve and/or conserve special places and provide reasonable access to them.
- Communities of differing character and heritage define our state; future state and local plans and investments should conserve and maintain each local community’s “sense of place” and promote distinct community identities.
- Access to undeveloped, public, natural areas is critical to maintaining the character and identity of Arizona and its many differing geographic areas and should be included in all future development plans.
- The myriad of consequences, both short-term and long-term, some unintended, resulting from zoning and density decisions must be thoroughly and carefully evaluated as a part of the local planning review process for such decisions.



Stewardship

- Future planning should recognize that clean water and clean air are essential elements of the Arizona experience for residents, visitors, and future generations. These vital resources should be preserved and protected, and future land use and infrastructure planning should be accommodated in all future planning decisions.
- Effective stewardship of natural areas is essential to preserve and protect their intrinsic character and beauty and should be integrated in all future plans.



Opportunity

- Future planning and development should assure the availability of a range of choices in housing, employment, education, and other essential services. Safe, secure circumstances to enjoy these opportunities are a fundamental requirement of all future planning.
- Future local plans should consider and incorporate the need for school sites and facilities in conjunction with other development activity.

Infrastructure

- Meeting each community's long-range needs for adequate essential infrastructure such as water, sewer, power, communications, and transportation systems as well as public facilities, in a timely and fiscally responsible manner should be an essential objective of all future plans.
- Future land use plans and community infrastructure plans should be integrated, and implementation of such plans coordinated.
- Future local planning efforts should encourage public and private organizations, working cooperatively, to efficiently and effectively develop and use community infrastructure and to develop methodologies that provide for the cost of this essential infrastructure to be borne equitably by all beneficiaries.



Economic Development

- Future planning should promote a broad spectrum of business and employment that serve diverse community needs and encourage the personal and financial growth and development of existing residents as part of a healthy statewide economy.
- Local, state, and tribal leaders should work together to strengthen local and regional opportunities for business growth and diverse economic development.
- Future planning should encourage regional economic and fiscal cooperation to be more effective in a climate of increasing global competition.
- Economic development and vitality should be an integral goal of future local planning activities.



Responsibility and Accountability

State and local government officials should embrace the responsibility for guiding local communities toward beneficial long-term growth and development that recognizes the desires and expectations of local residents and property owners, but transcends narrow or immediate interests and seeks the broadest possible community benefit.

Local public officials, property owners (private and public, including state and federal land managers), and other community leaders should work collaboratively to establish, coordinate, communicate, and implement local planning and land use decisions. Local public officials should also facilitate compliance with and enforcement of local planning and land use decisions.

Regional partnerships, involving appropriate local, state, federal, and tribal representatives should encourage collaboration on local planning and land use decisions, share revenues as appropriate, and work together to address common concerns to build strong local communities, strong



regions, and a strong Arizona. Planning processes should engage people in issues, encourage cooperation in addressing local and regional issues, and facilitate the implementation of a consensus community vision.

1.2.3 Strategic Framework

The city has experienced tremendous physical growth and demographic change since the original adoption of the Surprise General Plan 2020. As Surprise continues to evolve, the effective management of growth and determination of the community's future direction is critical. Surprise General Plan 2030 is an update of the 2001 document, Surprise General Plan 2020: "Imagine the Possibilities." The goals and policies have been refined to reflect the renewed vision of Surprise.



1.3 Surprise Guiding Principles

Visioning sessions were held throughout the summer of 2007. Participants offered ideas, thoughts, and comments regarding the future of Surprise at the sessions. Repeatedly, the participants focused on the creation and preservation of unique neighborhoods; good jobs and housing for all residents; protection and enhancement of the environment; educational opportunities; development of a robust economy; an efficient transit system; well-maintained public facilities and services; and careful management of the growth and development of the city. Principles were developed to bring the ideas together to build a framework for the Surprise General Plan 2030.



Community

Plan for safe, distinctive, multi-dimensional, and attractive communities that are anchored by activity centers and where access to all amenities is provided.



Energy, Environment & Sustainability

Steward natural resources, prioritize sustainable concepts and encourage environmentally conscious development standards and preserve natural terrain, drainage, and vegetation.

Mobility & Connectivity

Encourage an integrated system with effective streets and a comprehensive transit network that also provides alternative access to local regional and national centers.

Education & Technology

Provide significant resources and choices for quality lifelong learning, advanced technology, and communications.

Health & Safety

Foster healthy, safe, and secure communities that include safety measures such as police, fire, paramedic and health services, good environmental design, and protection from natural hazards.

Arts & Culture

Enhance Surprise as a community and place of culture and the arts, in all areas and distinct neighborhoods of the city.

1.3.1 Village Strategy

Surprise General Plan 2030 offers new policy direction regarding city form and character. Strategies are created for the development of villages. The introduction of a village strategy embodies the development concepts that arise from the guiding principles. The village strategy focuses on improving the long-term environmental, economic and social health of the city. It is a strategy to which each village component is carefully planned to create a functional and unique setting that is integrated into the adjoining environments.

The structure of the village is important to the long term village life. At the heart of most villages is a community center where residential, commercial, employment, and civic uses are all present. Public facilities such as schools, libraries, and emergency services may be found at the center. Housing density may be higher in the village center. The village center is a unique place that distinguishes the village and creates a place where people gather.





Good design principles integrate the center with adjacent neighborhoods and transit systems. Villages are pedestrian-friendly and so the streets encourage walking. Public spaces, such as parks and plazas, are emphasized. Facilities are available to hold public events. Village neighborhoods offer a variety of housing types. Neighborhoods can range in size from a few blocks to areas with hundreds of homes that form a cohesive community with their supporting schools, parks, and/or commercial uses. Transit systems link the villages to each other and to the regional system. Washes and open space provide alternative links.



To ensure that future developments are properly planned, a village specific plan will be commenced before any large development projects are approved in the area. Village boundaries that respect natural physical features will be determined. The creation of the village specific plan will require cooperation between all parties. No two villages will be alike—each will be unique to the community in which it is located.

1.3.2 Sustainability

There is growing concern about whether the Earth's resources will be able to meet the demands of the population. The concerns have grown to include conversations at the local level. The city plays a critical role in establishing policies and direction for future development that will directly affect the sustainability of the Surprise Planning Area.



A Policy Guide on Planning for Sustainability prepared by the American Planning Association defines the meaning of sustainability by stating, "Planning for sustainability promotes responsible development - not anti-development. It requires a democratic process of planning to achieve the greatest common good for all segments of our population, protect the health of the environment and assure future generations of the resources they will need to survive and progress." Surprise General Plan 2030 attempts to capture the essence of that statement in its goals, policies and action plans.



1.4 Major Themes

Three major themes - Building Heritage, Neighborhood Matters, and Global Village – are interwoven throughout the plan document.

Building Heritage

The concept of “building heritage” values the importance of our historical legacy and natural environment. Heritage planning helps identify and explain the major factors and processes that influenced the city’s evolution. This enables Surprise to articulate its heritage values and identify its heritage resources based on these values. By conserving heritage, Surprise can foster a strong local identity based upon a sound understanding of the area’s unique history. Studies have shown that a municipality’s cultural life can be enhanced by conserving its historic places, while working in tandem with the promotion of cultural and artistic activity.

Emphasis placed on respecting our past, such as our agricultural heritage, is only one part of the concept. Perhaps, more important is making decisions with the insight that what we do today builds the heritage of the future. Our evaluation of problems and issues should take into account the idea of building heritage before the final decision is pronounced.

Neighborhood Matters

People live in neighborhoods. These are places that matter the most and are the greatest indicators of a healthy community. Those that live in the neighborhoods are the experts. It only makes sense that residents should have a greater control over local programs and services. Plans need to incorporate the perspectives and approaches of community. Surprise General Plan 2030 recognizes the importance of neighborhoods and introduces the village concept to start working with the community on planning their futures.

Global Village

The idea of a “global village” is based on increased importance of globalization in our daily lives. Globalization is a process of interaction and integration among the people, companies, and governments of different nations. This process is driven by international trade and investment and aided by information technology. It has effects on the environment, on culture, on political systems, on economic development and prosperity, and on human physical well-being in societies around the world. Surprise is not immune to the effects of globalization.

Although it is not known how the effects of globalization will affect Surprise. It is known that Surprise has the opportunity to play a unique role. The abundance of land combined with abundant sunshine affords Surprise an opportunity to be a world player in the future energy market.

Globalization also affects the resources that are used to build the city. In past decades there were an abundance of materials at reasonable prices. Increased city-building in other areas of the world have tightened the supply of goods in the United States. Practices are now being developed to make things more efficient and with recycled materials.

A small, but practical example of the importance of connections beyond the city limits can be of importance to transportation planning. Much of the city's transportation planning is done in cooperation with county, state, and federal agencies. Our roads are part of a complex network. The connections, both local and regional are vital to the growth of the City of Surprise.

One City, Many Choices

The end result of building heritage, neighborhood matters, and the global village concept is the creation of a city that allows for many choices. The sterile suburban edge city characterization that predominated the last century of residential development is no longer desired or practical. Globalization requires that everyone share in the global resources. Concepts of sustainability help people re-evaluate the way we are using our resources. By adopting the concepts embodied in the ideas of building heritage and neighborhood matters, Surprise will have the tools to remain a community where people choose to live, work, and play.



Figure 1.0B

Throughout the plan document, the content language refines the themes of the Building Heritage, Neighborhood Matters, and Global Village. Each of the plan goals is also related to one or more major themes. Beside every goal there is an icon that reminds the reader which theme is supported by the goal.



Goals related to Building Heritage will have this type of icon next to the goal.



Goals related to Neighborhood Matters will have this type of icon next to the goal.



Goals related to Global Village will have this type of icon next to the goal.

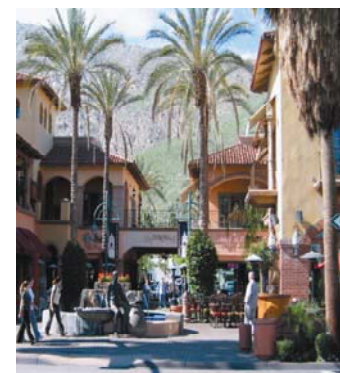
1.5 Format and Organization

Surprise General Plan 2030 is designed for use by all city of Surprise residents, businesses, property owners, developers, staff, and elected and appointed officials. The format of each element is standardized to provide easy use of the document.

The document is divided into major chapters – Development, Transportation, Facilities and Infrastructure, Services, Resources, and Implementation. With the exception of the Implementation chapter, the chapters break into elements which address specific issues. The elements provide a discussion, goals and policies section. The following is a brief overview of the plan's major components.

1.5.1 Division Summaries

The Surprise General Plan 2030 document is divided into major divisions that address common themes. The five divisions that deal with substantive issues include Development, Transportation, Facilities and Infrastructure, Services, and Resources. A sixth division directly addresses the relationship between the General Plan and other city plans, and implementation of the plan.



Development

Growth Element

The Growth Element provides an analysis of the city's pattern of growth. This element identifies those target areas suitable for enhanced land use density/intensity, planned multi-modal transportation and infrastructure expansion, and improvements designed to support a planned concentration of a variety of uses, such as residential, office, commercial, and employment uses. The Growth Element includes policies and implementation strategies that are designed to:

- Make automobile, transit, and other multimodal circulation more efficient, make infrastructure expansion more economical and provide for a rational pattern of land development.
- Promote the public and private construction of timely and financially sound infrastructure expansion through the use of infrastructure funding and financing planning that is coordinated with development activity.
- The Element also identifies the development patterns within the growth areas. The element describes the City Center, City North, villages, and transitional areas. The village model is introduced through this element.



Land Use Element

The Land Use Element designates the proposed general distribution, location, and amount of land for housing, business, industry, recreation, public facilities, and open space. Each land use category is described; density or intensity requirements are identified, and clear definitions are provided to help facilitate the plan on a day-to-day basis. The element includes statements that:

- Identify specific programs and policies that the city may use to promote infill or compact form development activity and locations where those development patterns should be encouraged.
- Consider air quality and access to incident solar energy for all general categories of land use.



Conservation, Rehabilitation, and Redevelopment Element

The Conservation, Rehabilitation, and Redevelopment Element analyzes conditions and issues of maturing neighborhoods and areas. The element identifies specific policies to enhance the city's character and ensure long-term vitality. Community redevelopment, including housing sites, business and industrial sites and public building sites are considered within this element. Neighborhood preservation and revitalization also play an important part in this element.



Housing Element

The Housing Element consists of policies to ensure the provision of adequate sites for all types of housing at various densities. The element includes standards and programs for the elimination of substandard dwelling conditions, for the improvement of housing quality, variety and affordability, and for provision of adequate sites for housing. The element also contains an identification and analysis of existing and forecasted housing needs. The element is designed to make equal provision for the housing needs of all segments of the community regardless of race, color, creed, or economic level.



Economic Development Element

The Economic Development Element provides a framework for determining future business and industrial land use. The element includes policies and strategies designed to address issue areas through opportunity analysis.

Community Design Element

The Community Design Element defines the overall character of the planning area by evaluating the form characteristics of the Growth and Land Use Element. This element addresses community design elements and strategies that further Surprise's vision, goals, and objectives for a more visually attractive and environmentally responsive city.



Transportation

Circulation Systems Element

The Circulation Element identifies the general location and extent of existing and proposed parkways, arterials, collector streets, street classifications, grade separations, and standards from both a regional and local perspective. Non-vehicular

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circulation facilities, such as bicycle and pedestrian modes of travel, are discussed in this element. The Circulation Element also covers the requirements for the Bicycle Element as per Arizona Revised Statutes. This includes locations of proposed bicycle facilities such as bicycle routes, bicycle parking areas, and designated bicycle street crossing areas.

This element is designed to work in coordination with the Development Chapter of the Surprise General Plan 2030. It also includes recommendations concerning parking facilities and building setback requirements from roadways, a system of street naming and house and building numbering, and other matters related to the improvement of traffic circulation.

Transit Element

The Public Transit Element describes regional and local transit options. Passenger Rail, Express and Fixed Routes, and Paratransit opportunities are detailed in this element.

Alternatives Modes Element

The Alternative Mode Element describes bicycle, pedestrian, and neighborhood vehicle movement.

Facilities and Infrastructure

Cost of Development Element

The Cost of Development Element identifies policies and strategies the city uses to require development to pay its fair share toward the cost of additional public service needs generated by new development, with appropriate exceptions when in the public interest. The element includes:

- A component that identifies various mechanisms that are allowed by law and that can be used to fund and finance additional public services necessary to serve the development, including bonding, special taxing districts, and development fees, in lieu fees, facility construction, dedications, and service privatization.
- A component that identifies policies to ensure that any mechanisms adopted by the city result in a beneficial use



to the development, and bear a reasonable relationship to the burden imposed on the city to provide additional necessary public services to the development.

Public Buildings Element

The Public Buildings Element shows the existing locations of civic and community centers, public schools, libraries, police and fire stations, and other public buildings.

Utilities Element

The Utilities Element is concerned with the infrastructure facilities such as Water Service, Wastewater, Stormwater, Solid Waste, Power, and Telecommunications.

Services

Health and Safety Element

The Health and Safety Element provides a framework to address natural and human induced hazards through prevention and emergency response as well as community wellness through accessibility and community health planning. The element is an organizing structure for the city's creation and implementation of plans and programs for protecting and serving the community.

Education Element

The Education Element shows the locations of education facilities and provides policies that support cooperative efforts between the city, development community, and school districts and universities. The element also provides a framework for lifelong learning within the city.

Recreation and Open Space Element

The Recreation and Open Space Element incorporates, as appropriate, information and standards related to open space and recreation. The element presents an analysis of forecasted needs as well as policies for managing and protecting open space areas and resources.



Cultural Heritage and Arts Element

The Cultural Heritage and Arts Element presents policies and programs that make best use of the role the city can play in encouraging and supporting the cultural development of the community. The policy goals of this document provide the direction required to assist our citizens in improving the quality of life.



Resources

Environmental Planning Element

As Surprise grows and develops, continued protection of the environment is necessary to maintain the quality of life and the natural functionality of the environment. The Environmental Planning Element ensures the continued protection of the environment. The element examines the factors that relate to the quality of life in the city. These include air quality, noise quality, and solid waste generation issues and establishes the policies governing the achievement and maintenance of acceptable standards.

Conservation Element

The Conservation Element is based upon the premise that the existing natural environment possesses its own inherent values and qualities that should be preserved. The element identifies areas within the Surprise Planning Area that are targeted for conservation. The element describes resource locations and examines methods to conserve important physical features. The element covers flood control issues, prevention and control of the pollution of streams and other waters, regulation of the use of land in stream channels and other areas required for the accomplishment of the conservation plan, prevention, control, and correction of the erosion of soils and protection of watersheds. Sustainability is addressed in terms of conservation of the planning area's natural resources, water resources, water resources, land utilization, wildlife protection, desert conservation, and vegetation protection.

Water Resources Element

The Water Resources Element provides guidance for the city of Surprise to aid in the consideration of water demand in conjunction with land use, anticipated growth areas and infrastructure. Issues related to ensuring physical and legal availability, a continuous and reliable water supply are addressed. In addition, conservation measures are outlined in this element including effluent, recharge, and reuse policies. The element also evaluates water quality issues and discusses programs to protect groundwater quality or managing areas to prevent further spread of contaminants and implementing measures to reduce pollution from current activities to the maximum extent practicable.

INTRODUCTION

Energy Element

The Energy Element identifies policies that encourage and provide incentives for efficient use of energy, and an assessment that identifies policies and practices that provide for greater uses of renewable energy sources.

Note:

It is important to recognize that the plan elements do not stand alone. They are closely interrelated to provide a comprehensive picture of the community's resources, its needs and desires, and strategies to address future development. As defined by the Arizona Revised Statutes (ARS), the plan is general in nature and is intended to provide general development guidance and function as a statement of policy. Therefore, it serves as the guide to local decision-making about the community's future development.



Implementation

Surprise General Plan 2030 policies provide guidance for future city ordinances, regulations, specific plans, and other plans. Surprise General Plan 2030 policies influence decisions on the annual city budget priorities and the Capital Improvements Program (CIP). The plan is the impetus for city departments to coordinate on a variety of plans and projects. The Implementation Division of the document outlines the specific action strategies for the city of Surprise to ensure implementation of the Surprise General Plan 2030. The Implementation Division of the document also addresses how the General Plan will be reviewed and updated.



Implementation is the goal of any planning process. Plan implementation carries out the vision of the citizens who participated in the planning process, and provides the opportunity to evaluate the outcome of the policies. Although the administration of the General Plan rests with the Community Development Department, the responsibility for plan implementation can only be realized with cooperation from the decision makers, other departments and community.



1.5.1 Discussion, Goals and Policies

Surprise General Plan 2030 is a guide for decision-making that identifies a desired level of commitment toward achieving community goals. Within each element is a section that describes the issues, sets goals, and provides policy direction. See Figure 1.0C.

A Discussion section is provided explaining the context in which goals and policies have been made, reasons for those decisions, and how the goals and policies are related. The discussion portions of the plan do not establish or modify policies, but they may help to interpret policies.

The Goal section gives direction to the plan as a whole. Goals are concerned with the long term, and often describe ideal situations that would result if all plan purposes were fully realized. Since goals are value-based, their attainment may be difficult to measure.

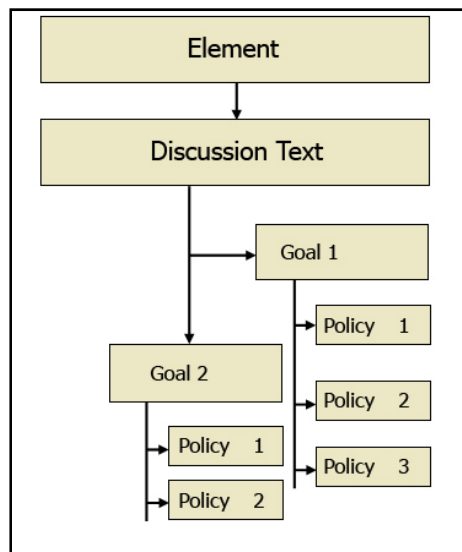


Figure 1.0C

Within the Policies section are broad statements that set preferred courses of action. Policies are choices made to carry out the goals in the foreseeable future. Policies need to be specific enough to help determine whether a proposed project or program would advance community values expressed in the goals. In some cases, supporting policies follow main policies. Supporting policies provide more detailed goals or objectives that relate to and expand upon the overall policies. Policies in each Surprise General Plan 2030 element are numbered (example: 1). Supporting policies are designated with numbers, with the overall policy number first and the supporting number following (example: 1.2).

Terminology and action words used in policy statements reflect varying levels of policy commitment, such as: very strong (assure, require, preserve, protect, promote); situational (consider); and fundamental commitment (encourage, foster). Verbs are intended to convey this varying level of commitment. For example, the word “support” is generally used in policy statements to designate desired land use actions. The verb “consider” suggests conditional support, while the verbs “encourage” or “foster” describe a recommended action or condition. The verb “promote” is used in a more general way to express a strong city or agency commitment to a proposed concept, program, or activity.

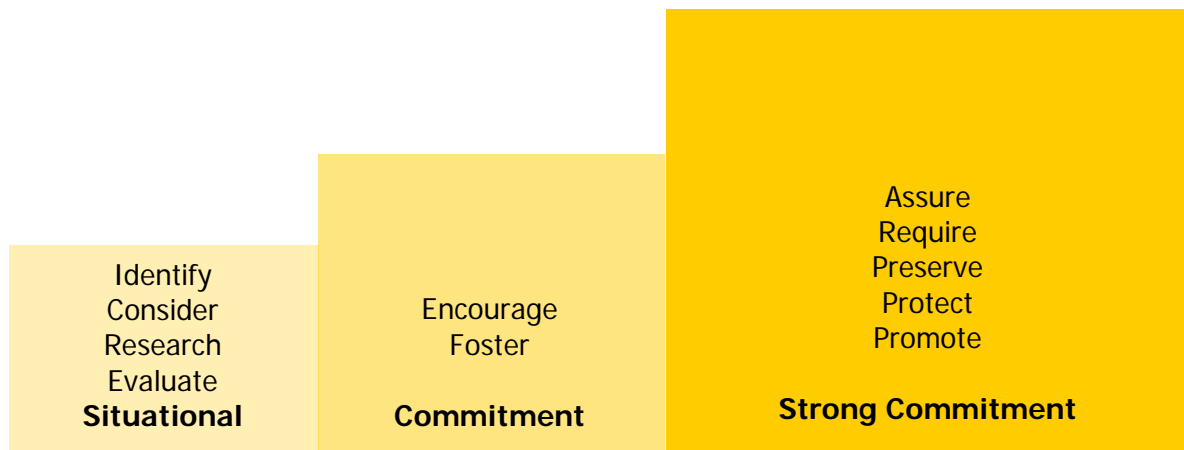


Figure 1.0D